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Project – Quarterly Progress Report

Promoter's Name	VESTA BUILDERS & PROMOTERS
Project Name	VESTA'S RAJSATHYA
Project Registration No.	TN/29/Building/0231/2022 dated 23.06.2022
Quarter Ending	As on 31st MARCH, 2024

A. Sales

Sl No.	Description	Cumulative No. of Units upto the Quarter	Total Area
1.	Flats Booked size wise (As given in Carpet Area Statement while registering)	8	501.64
		-	-
2.	Parking Lots	8	-
3.	UDS Registered in Sq.m	8	372.54

B. Construction

Sl No.	Description	Block/ Tower No.	Status
1.	Stage of construction of each Block / Tower, item wise	Single Block	All the works are completed
2.	Status of common Amenities for each Block / Tower, Item wise	-	-

Sl No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100 %
	ii) Financial (Cost of construction including Land cost etc.,)	Rs.6,22,49,900/-

C. Details of Clearances

1. Completion Certificate No. Nil
2. Compliance Report, if any (kindly Specify). Nil
3. Annual Audit Report of Special Account in Form 7 Nil
4. **Latest Photo with Date (Atleast from 2 angles)** - Attached

VESTA BUILDERS & PROMOTERS CHENNAI-8

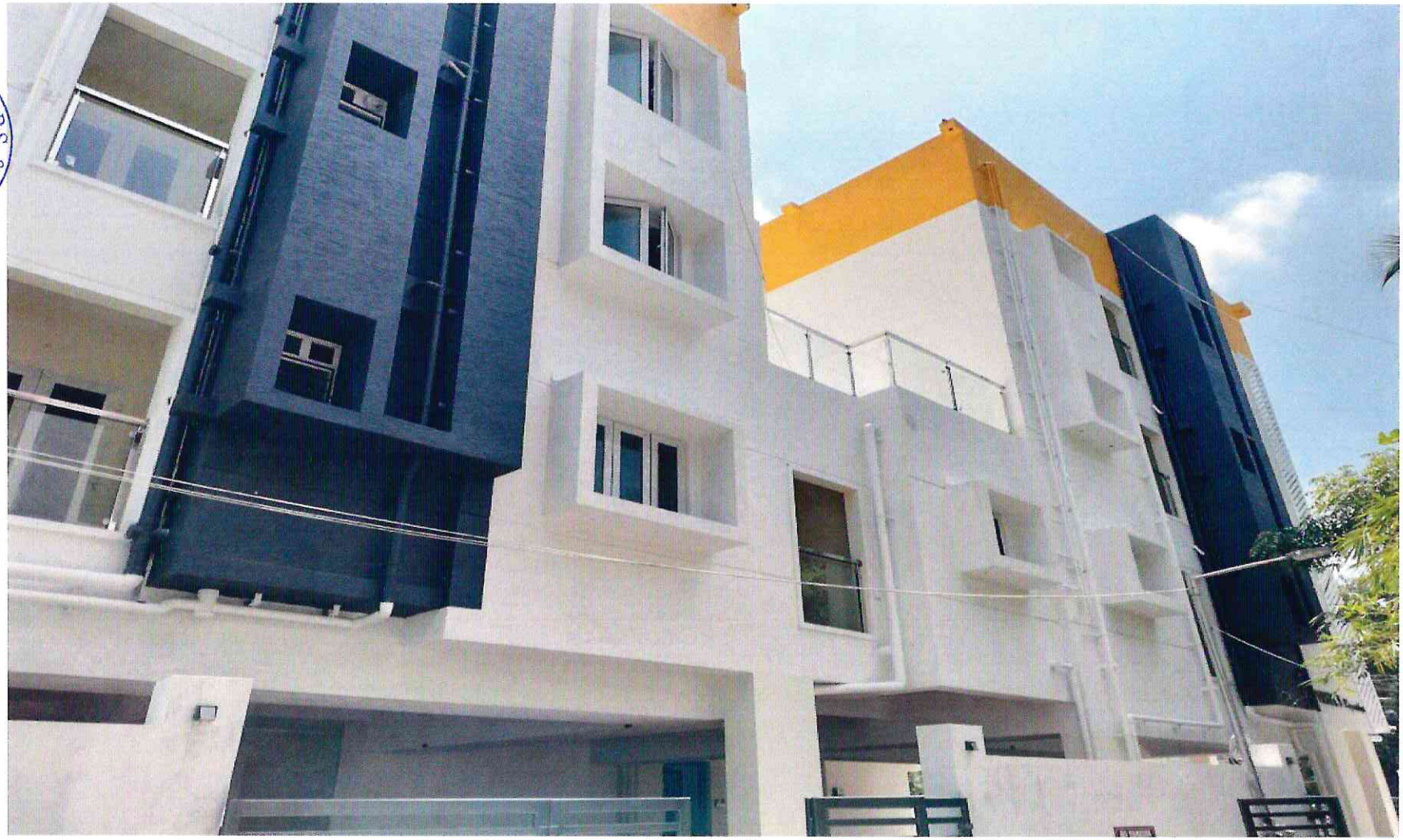
Vesta's Rajsathya



31.03.2024

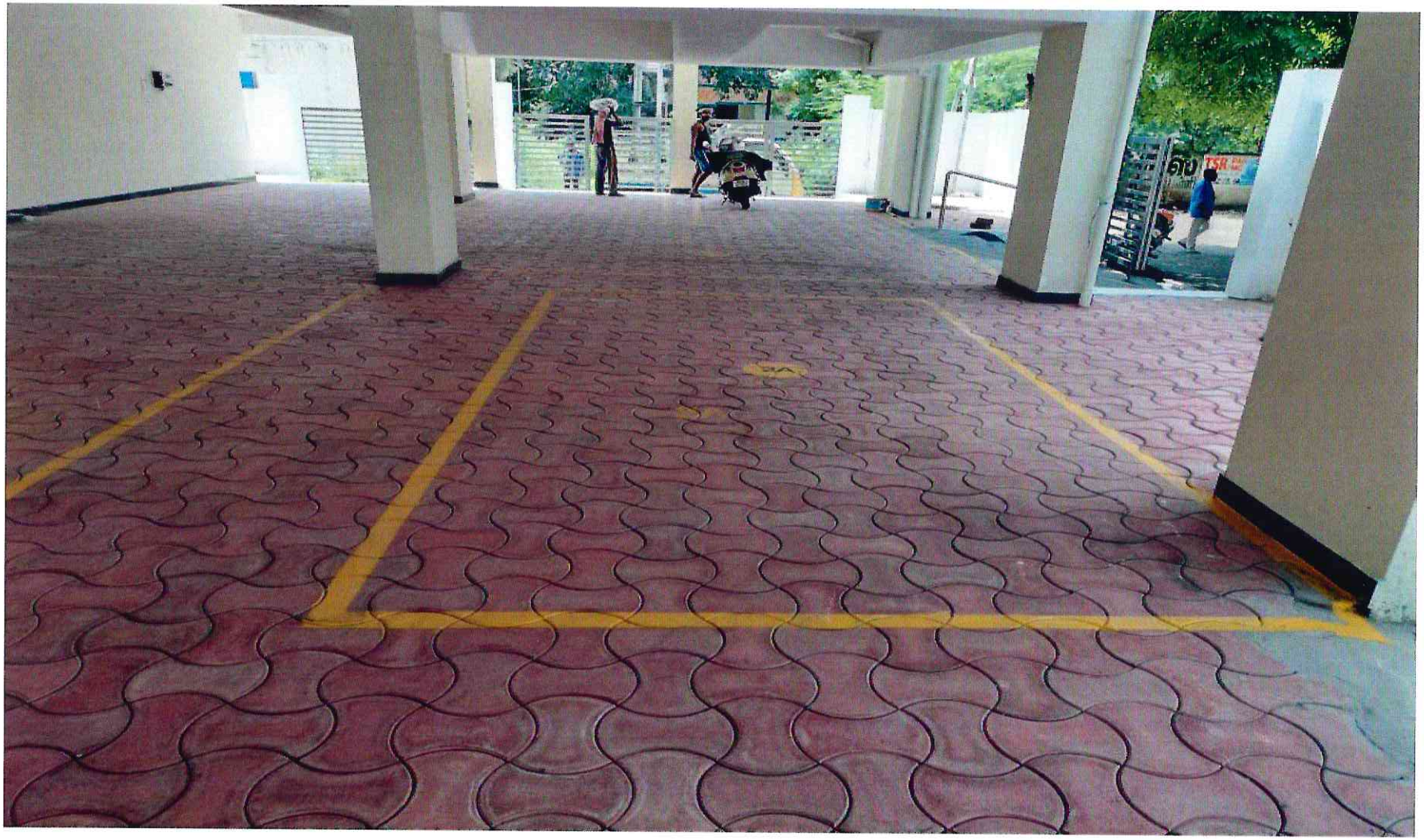
VESTA BUILDERS & PROMOTERS
CHENNAI

Vesta's Rajsathya



31.03.2024

Vesta's Rajsathya



31.03.2024

VESTA BUILDERS & PROMOTERS CHENNAI

Vesta's Rajsathya

VESTA BUILDERS & PROMOTERS CHENNAI



31.03.2024

Vesta's Rajsathya



31.03.2024

Vesta's Rajsathya



31.03.2024

19

BY RPAD

COMPLETION CERTIFICATE

From

The Member-Secretary
Chennai Metropolitan
Development Authority
"Thalamuthu-Natarajan Building"
No.1, Gandhi-Irwin Road,
Egmore, Chennai-600 008

To

1) The Chairman, TANGEDCO,
Anna Salai, Chennai-600 002.

2) The Managing Director, CMWSSB,
No.1, Pumping Station Road
Chitadripet, Chennai-600 002.

Letter No. CMDA/CC/NHRB/S/0319/2023 **Dated:28.07.2023**

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of Stilt Floor + 1st Floor + 2nd Floor (Part) + 3rd Floor (Part) Residential Building with 16 dwelling units at Plot No.10 (Old Plot No.7) & Plot No 11 (Old Plot No.8), 5th Street Sarathy Nagar, Velachery, Chennai – 600 042, Comprised in S.No.262/8 & 262/9, T.S.No.116 & 117, Block No.202 of Velachery Village within the Limits of Greater Chennai Corporation – Applied for Completion Certificate – Completion Certificate – Issued – Reg.

Ref: 1. W.P(MD) No.8948 of 2019 & W.M.P.(MD) Nos.6912 & 6913/2019 dated 12.04.2019.

2. CMDA Planning Permission vide No.PP/NHRB/67/2022, dated 21.03.2022 in Planning Permit No.14744 vide letter No.PP/NHRB/S(B1)/0732/2021 dated 21.03.2022.

3. Completion Certificate Application received from M/s.Vesta Builders and Promoters Represented by its Partner Thiru.K.Natarajan GPA for Tvl.M.Rajagopalan, 2.Sathiyavathi Rajagopalan on 11.07.2023.

4. This office D.C.Letter even No. dated 25.07.2023.

5. The applicant has remitted Additional Development Charges & Infrastructure and Amenities Charges vide CMDA Receipt No.B0023855 dated 26.07.2023.

*****

This is to certify that M/s.Vesta Builders and Promoters Represented by its Partner Thiru.K.Natarajan GPA for Tvl.M.Rajagopalan, 2.Sathiyavathi Rajagopalan has completed the Construction of Stilt Floor + 1st Floor + 2nd Floor (Part) + 3rd Floor (Part) Residential Building with 16 dwelling units at Plot No.10 (Old Plot No.7) & Plot No 11 (Old Plot No.8), 5th Street Sarathy Nagar, Velachery, Chennai – 600 042, Comprised in S.No.262/8 & 262/9, T.S.No.116 & 117, Block No.202 of Velachery Village within the Limits of Greater Chennai Corporation for which Planning Permission was accorded in the reference 2nd cited. It was inspected and observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate prescribed in Annexure XXIII of TNCDBR, 2019.

Contd.,

2. Accordingly Completion Certificate is issued for the above construction in **C.C.No.EC/South-II/ 242 /2023 dated 28.07.2023.**

3. In accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/ Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

4. Further, the Completion Certificate issued is subject to outcome of the Hon'ble High Court order in the reference 1st cited (Also indicated in the Planning Permission approval letter in Serial No.12).

Yours faithfully,

28/07/2023

for MEMBER-SECRETARY

28/7/2023

Copy to:

1. M/s.Vesta Builders and Promoters Represented by its Partner Thiru.K.Natarajan GPA for Tvl.M.Rajagopalan, 2.Sathiyavathi Rajagopalan,
   Plot No.9, Sarathy Nagar 5th Street,
   Velachery,
   Chennai-600 042.

2. The Chairperson,
   TNRERA,
   CMDA Tower-II, 1st Floor, Egmore,
   Chennai – 600 008. (TNRERA Project Registration Certificate No. TN/29/ Building/ 0231/2022, dated 23.06.2022 in file No.TNRERA/8263/2022 with the valid period till 03.04.2027)

3. The Deputy Financial Analyst
   Finance Division, CMDA. (For Refund of Security Deposit Building and Display Board)

4. The System Analyst, Computer Cell, CMDA (to update Webpage). For Web-hosting

Note:

(i) The Original Cash Receipt No.CMDA/PP/Ch/6869/2022, dt.01.03.2022 for the payment of Security Deposit has been surrendered for refund by the applicant.

(ii) If any change in the name of Security Deposit payee an Indemnity Bond in the prescribed format along with NOC from the applicant are to be furnished.

9841735842

No.50, Kirupasankari Street, West Mambalam, Chennai - 600 033. ☎: 044-2485 4603.
E-Mail : bournace@gmail.com

BOURNA
CONSULTANTS - ENGINEERS

S.P.S. Inbarajan, M.E. (Structural)
Structural Consultant

FORM-4

STRUCTURAL ENGINEER'SCERTIFICATE

(To be issued on completion of each of the Building/Block/Tower)

Date:13-Apr-2024

To,
M/s. VESTA BUILDERS & PROMOTERS,
Plot No.9, First Floor,
Sarathy Nagar 5th Street,
Velachery, Chennai – 600 042.

SUBJECT: Certificate of Completion of Construction Work of "VESTA'S RAJSATHYA" Building in One Block of the Building of the Project**(TNRERA Registration Number. TN/29/Building/0231/2022 dated 23.06.2022)**situated on the Plot bearing Survey nos. 262/8, 262/9, and TS No.116, 117 Block No.202, Plot no.10 & 11, Sarathy Nagar 5th Street, Velachery, Chennai – 600 042 Located at (12°58'30.2"N 80°13'23.96"E) demarcated by its boundaries North by Plot belongs to Mr.M.Rajagopalan, South by the Road, East by Plot belongs to SarangapaniNagavelu, West by 20 feet Road, of Division 179, Velachery Village, Velachery Taluk, Chennai District – 600 042 measuring 749.16 sq.mts. (8064 Square Feet) area being developed by M/s. VESTA BUILDERS & PROMOTERS

Sir,

I have undertaken assignment as Structural Engineer of certifying completion of Construction Work of the Building VESTA'S RAJSATHYA in One Block, of the Building situated on the Plot no.10 & 11, Sarathy Nagar 5th Street, Velachery, Chennai – 600 042, Surveynos.262/8, 262/9 and TS No.116, 117 Block No.202, of Division-179,Velachery Village, Velachery Taluk, Chennai District, Chennai – 600 042,measuring 749.16sq.mts. (8064 Square Feet) being developed by M/s.VESTA BUILDERS & PROMOTERS.

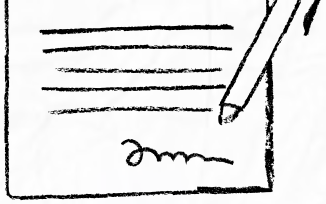
1. S.P.S INBARAJAN, appointed by the Promoter as Structural Consultant for the above mentioned project by the promoter.

2. Based on Completion Certificate received from Architect and Site Engineer and to the best of my knowledge, I hereby certify that Building VESTA'S RAJSATHYA in One Block has been completed in all aspects.The VESTA'S RAJSATHYA, Building situated in Survey nos. 262/8, 262/9 and TS No.116, 117 Block No.202 of Velachery Village Velachery Taluk, Chennai District, Chennai – 600 042 of the Building is granted Completion Certificate bearing number is EC/ South– II/242/2023, dated 28.07.2023 byThe Member – Secretary, Chennai Metropolitan Development Authority.

Yours Faithfully,

Signature&Name(INBLOCKLETTERS)

S. P S. INBARAJAN, M.E., (Struct)
Registered Structural Engineer
Grade-I (SE) in CMDA
Reg. No. SE/GR-1/2024/02/009 dt. 27.02.2024
Grade-I (RSE) in Greater Chennai Corporation
Reg. No. RSE 100302019 Dt. 30.09.2019
Door No.50, Kirupasankari Street,
Mambalam, Chennai-600 033



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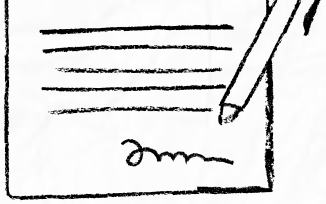
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Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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We're honored to be part of your real estate journey

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